



## United City of Yorkville

800 Game Farm Road  
Yorkville, Illinois 60560  
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[www.yorkville.il.us](http://www.yorkville.il.us)

### PLANNING AND ZONING COMMISSION AGENDA

Wednesday, June 14, 2017

7:00 PM

Yorkville City Hall Council Chambers  
800 Game Farm Road

Meeting Called to Order: 7:00 p.m.

Roll Call:

Previous meeting minutes: May 10, 2017

Citizen's Comments

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#### Public Hearings

1. **PZC 2017-06** United City of Yorkville, Kendall County, Illinois, petitioner, is proposing a text amendment for consideration of updates to "Chapter 18: Telecommunication Tower and Antenna Regulations" of the United City of Yorkville Zoning Ordinance regarding small cell antennas.

#### Old Business

#### New Business

1. **PZC 2017-06** United City of Yorkville, Kendall County, Illinois, petitioner, is proposing a text amendment for consideration of updates to "Chapter 18: Telecommunication Tower and Antenna Regulations" of the United City of Yorkville Zoning Ordinance regarding small cell antennas.

#### Action Item

Text Amendment

2. **PZC 2017-05** Semper Fi Land, Inc., petitioner, has filed an application with Kendall County requesting Special Use authorization to operate a waste composting facility. The property is located at 1996 Cannonball Trail in Bristol Township approximately 0.5 miles south of Galena Road.

#### - Action Item

1.5 Mile Review

#### Additional Business

1. City Council Action Updates

The following items were presented to the City Council on May 23, 2017

- a. **PZC 2017-04** The United City of Yorkville, Kendall County, Illinois, petitioner, is proposing a text amendment to two Chapters of the United City of Yorkville Zoning Ordinance including “Chapter 2: Definitions” and “Chapter 6: Permitted and Special Uses.” The amendment to Chapter 2 defines a health and fitness club/center. The Chapter 6 amendment will provide that health and fitness clubs/centers will be permitted in the B-2 Retail Commercial District, B-3 General Business District, B-4 Service Business District and the M-1 Limited Manufacturing District.

**Action** – Motion approved by City Council

3. Kendall County Action Update on 1.5-mile Reviews

The following item was presented to the Kendall County Board on May 2, 2017

- a. **PZC 2016-02** Jet’s Towing and Services, petitioner, has filed an application with Kendall County requesting a Zoning Map Amendment (rezoning) from A-1 Agricultural to M-1 Limited Manufacturing. The property is located at 790 Eldamain Road in Bristol Township and is currently being used for a towing and truck storage area.

**Action** – Motion approved by Kendall County Board

4. Yorkville/Kendall County Future Land Use Plan Differences

**Adjournment**